Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Robert A. Hoffman
1400 Corder Drive
Nashville, TN. 37206

MORTGAGEE:
Capitol Mortgage Corporation

1100 Kermit Drive, Suite 206
Nashville, TN. 37217

MAP-PARCEL NUMBERS:
MAP 83-4
PARCEL 22
15DA-37570

WARRANTY DEED

BOOK 7256 PAGE 608

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee. and other good and valuable consideration, the receipt of which is hereby acknowledged, Shamrock Properties , a partnership owned as follows: 1/3 interest in James R. Hillin and wife, Nancy T. Hillin as tenants by entireties, 1/3 interest in Lisa K. Hillin, a single person and** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey **1/3 interest in J. Randall Hillin, Jr., a single person unto Robert A. Hoffman and wife, Sherry J. Hoffman hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 10 on the plan of Corder Heights, of record in Book 1835, page 77, Register's Office for said County.

SAID Lot No. 10 fronts 90.0 feet on the westerly margin of Corder Drive and extends back 163.9 feet on the northerly line and 150.9 feet on the southerly line to a dead line in the rear, measuring 55.0 feet thereon.

Being the same property conveyed to Shamrock Properties, a partnership owned as follows: 1/3 interest in James R. Hillin and wife, Nancy T. Hillin as tenants by entireties, 1/3 interest in Lisa K. Hillin, a single person and 1/3 interest in J. Randall Hillin, Jr., a single person by deed from Araminta McCullough Williams of record in Book 6133, page 703, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

32450

IDENTIFICATION REFERENCE

Jan 3 ... 32 PM

DAVIDSON COUNTY, TN

This is (un)improved property, known as 1400 Corder Drive, Nashville, TN. 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 28th day of May, 19 87

Shamrock Properties.

BY: James R. Hillin
James R. Hillin, Partner

Nancy T. Hillin
Nancy T. Hillin, Partner

Lisa K. Hillin
Lisa K. Hillin, Partner

J. Randall Hillin, Jr.
J. Randall Hillin, Jr., Partner

STATE OF TENNESSEE
COUNTY OF Davidson

On this 28th day of May, 19 87 before me personally appeared James R. Hillin and wife Nancy T. Hillin, Lisa K. Hillin and J. Randall Hillin, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7256 PAGE 609

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 53,900.00.

Robert A. Hoffman
Affiant

Subscribed and sworn to before me, this the 28th day of May, 1987.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared James R. Hillin and wife Nancy T. Hillin, Lisa K. Hillin and J. Randall Hillin, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged themselves to be the partners of Shamrock Properties, the within named bargainor, a partnership, and that they as such partners, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by themselves as partners. Witness my hand and official seal, this 28th day of May, 1987.

My Commission Expires: 10-24-88

Notary Public

WARRANTY DEED

from:
Shamrock Properties

to:
Robert A. Hoffman and wife, Sherry J. Hoffman

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26676

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7256 PAGE 610

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

53900.00- CAMT.
150.92 CSTAX
.50 PRFEE
6.00 WDEED
CASH 157.42-
4703A06/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32460

IDENTIFICATION REFERENCE

JUN 3 [illegible] 52 AM '87
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 89099